

Subdivision Alley Vacation

Date _____ Item # _____

Petitioner _____

Preliminary Review Agencies Comments

Final Review Agencies Comments

City Utilities - This Alley
VACATION WOULD REQUIRE
moving trash containers to
N.S. alley. Trash tank
in SOUTH 1/2 of N.S. alley
would require trash trucks
to ~~TURN~~ at the alley inteseec.
This would require add'l
R.O.W. to provide adequate
TURNING RADIUS. Recommends
vacation be denied.
P.S. Requires easement.
Fire Dept. - keep alley open
for fire protection.



Action Taken

Action Taken

P.C. Tabled 31 A061977

P.C. _____

C.C. _____

C.C. _____

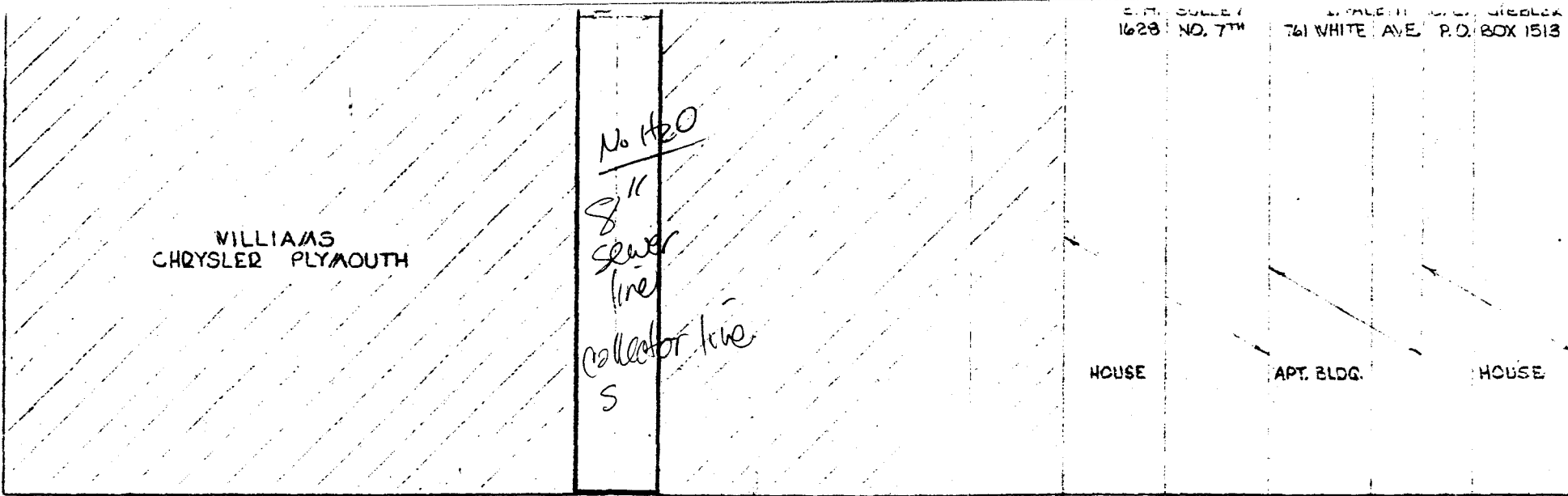
Comments

Comments



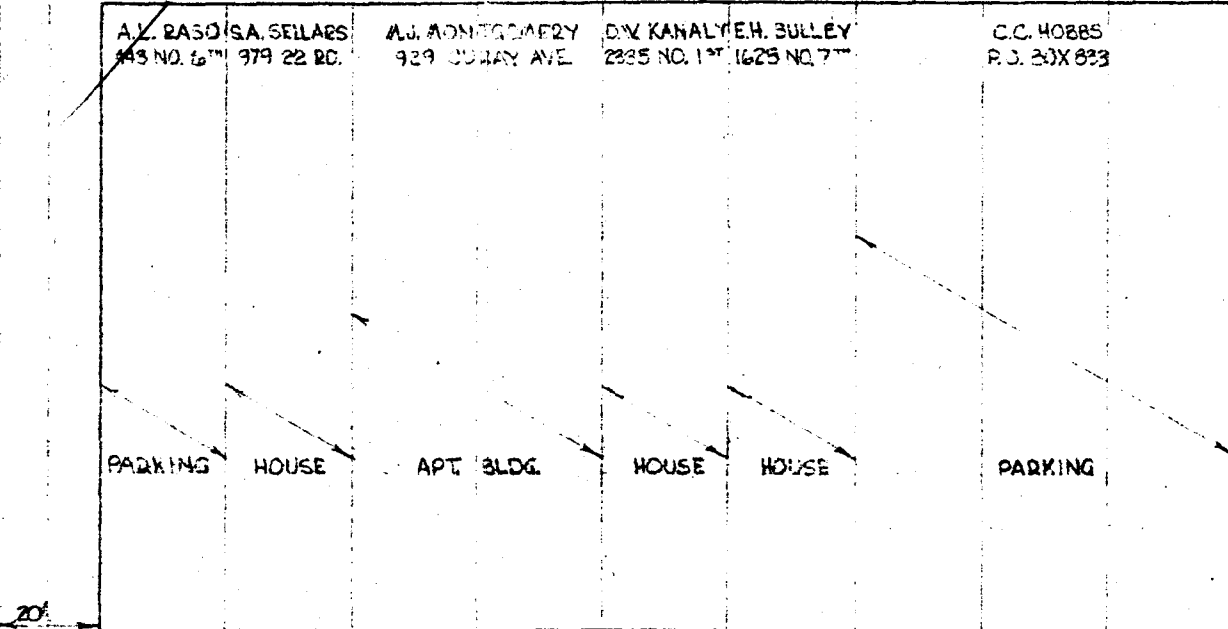
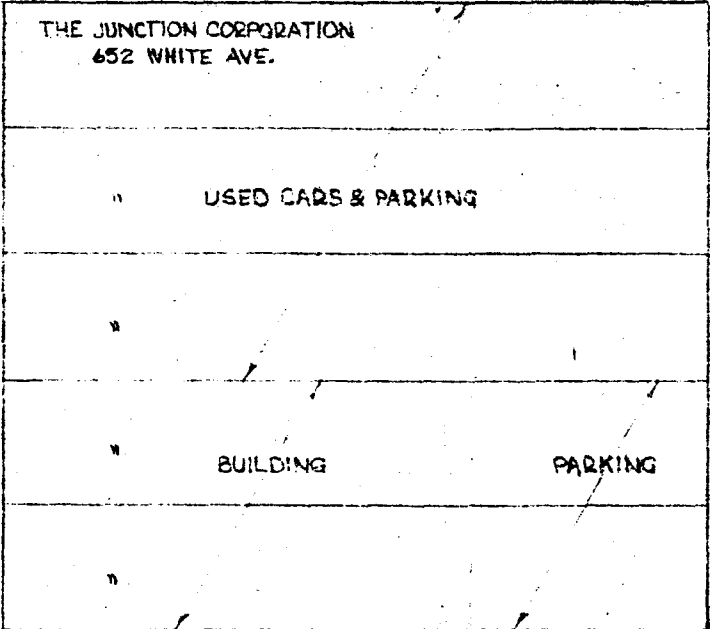
ITEMS REQUIRED FROM DEVELOPER

- Check
- Drainage
- Improvements
- Utility Agreement
- Landscaping
- Guarantee
- Title Investigation
- Covenants
- Annexation
- Other (Specify)



also Varated per Ord 2190

SEWER

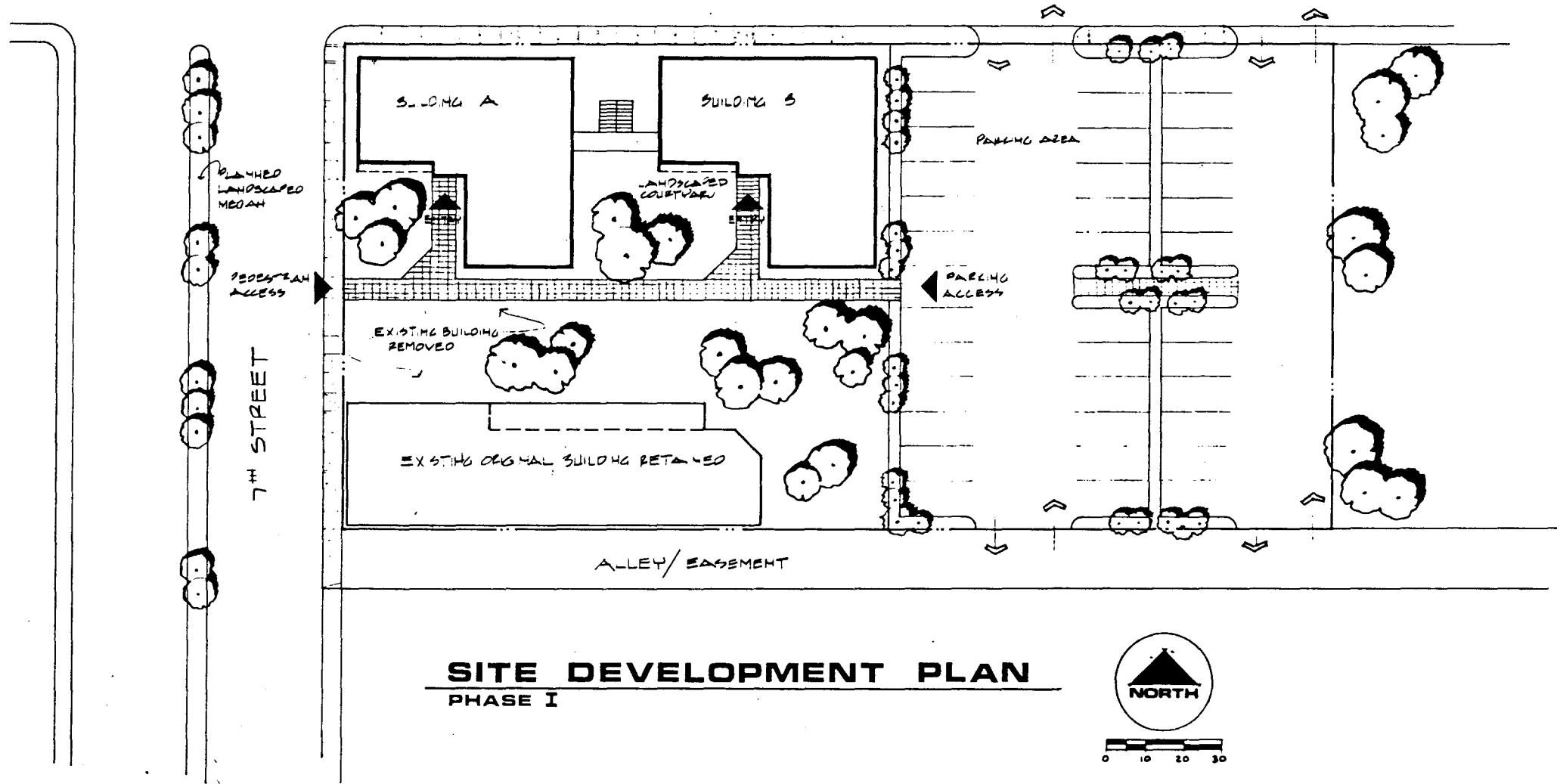


S. M. SULLEY 1628 NO. 7TH
 J. FALETTO 761 WHITE AVE. P.O. BOX 1513

8TH STREET 80' R.O.W.

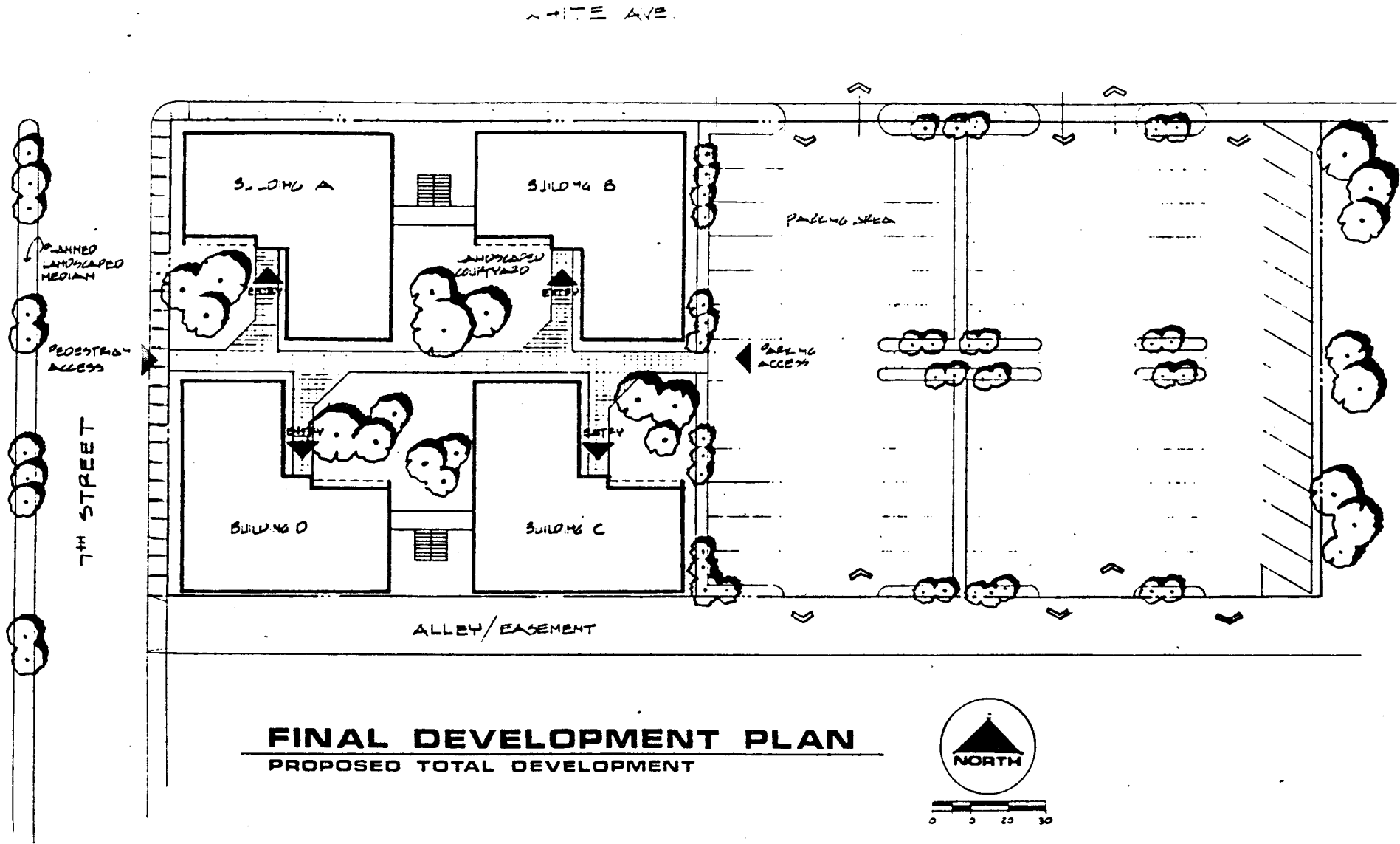
2000 AVENUE 80' R.O.W.

WHITE AVE.



SITE DEVELOPMENT PLAN
PHASE I

- easement rather than alley.
- Verify whether or not sewer is in N/S alley.



FINAL DEVELOPMENT PLAN
PROPOSED TOTAL DEVELOPMENT

RIGHT-OF-WAY VACATION REQUEST

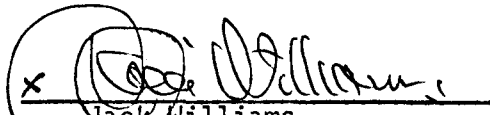
3 January 1977

Mr. Don Warner
Senior City Planner
City of Grand Junction

Per filing and processing procedures of the City for vacations, the following information is submitted:

Your Item 5. (a)

1. The alley is presently used only as the location for the sewer line serving the Lowell School Site, no other utilities use the alley for service. (an easement for continuing use for the sewer line would remain after vacation). Since ingress/egress use of this particular alley within this block is very limited, and since no significant utility use is present no negative impact of the vacation is apparent. The short range plan of the petitioner is the attachment of the alley vacated to the properties located on each side of the alley now owned by the petitioner, creating one building site of 260' x 125'. The alley vacated and the building sites to the East of the existing building will be developed into much needed parking (120' x 125') for the present Williams Chrysler building (140' x 125'). The positive impact of the vacation is the removable of the alley from maintenance by the City and its addition to the property tax rolls of the City.
2. The description of the vacation is: The 20' alley, running North & South, from the South ROW line of White Avenue to the North ROW line of the East-West Alley of the City Block lying between 7th and 8th Streets and Rood and White Avenues.


x Jack Williams
Petitioner